

# Space for Lease

## Showroom / Retail / Industrial



**BELTSVILLE COMMERCIAL CENTER** 11710 - 11716 Baltimore Avenue · Beltsville, MD

### Property Information:

Building Size: 56,000 SF

Built in 1970; renovated in 2008

### Available Space:

Suite 11714-A - 11,050 SF

Ceiling height, 18 ft

2 loading docks

Term: 3 - 10 years

Route 1 monument signage available

Free surface parking

Convenient to I-495, I-95, ICC MD-200

### 2023 Daily Traffic Counts:

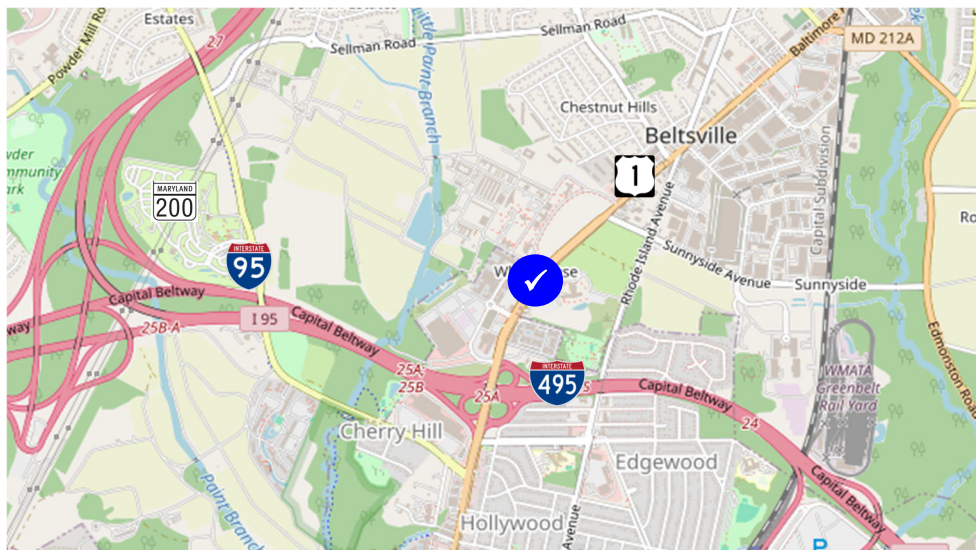
Baltimore Ave at Wicomico Ave N 36,161

Baltimore Ave at Harford Ave SW 30,547

Powder Mill Rd at Cook Rd E 20,483

Source: CoStar

### Nearby Retailers Include:



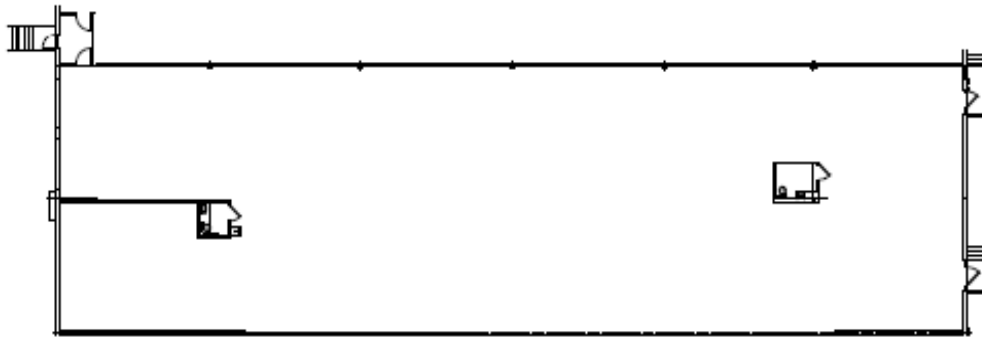
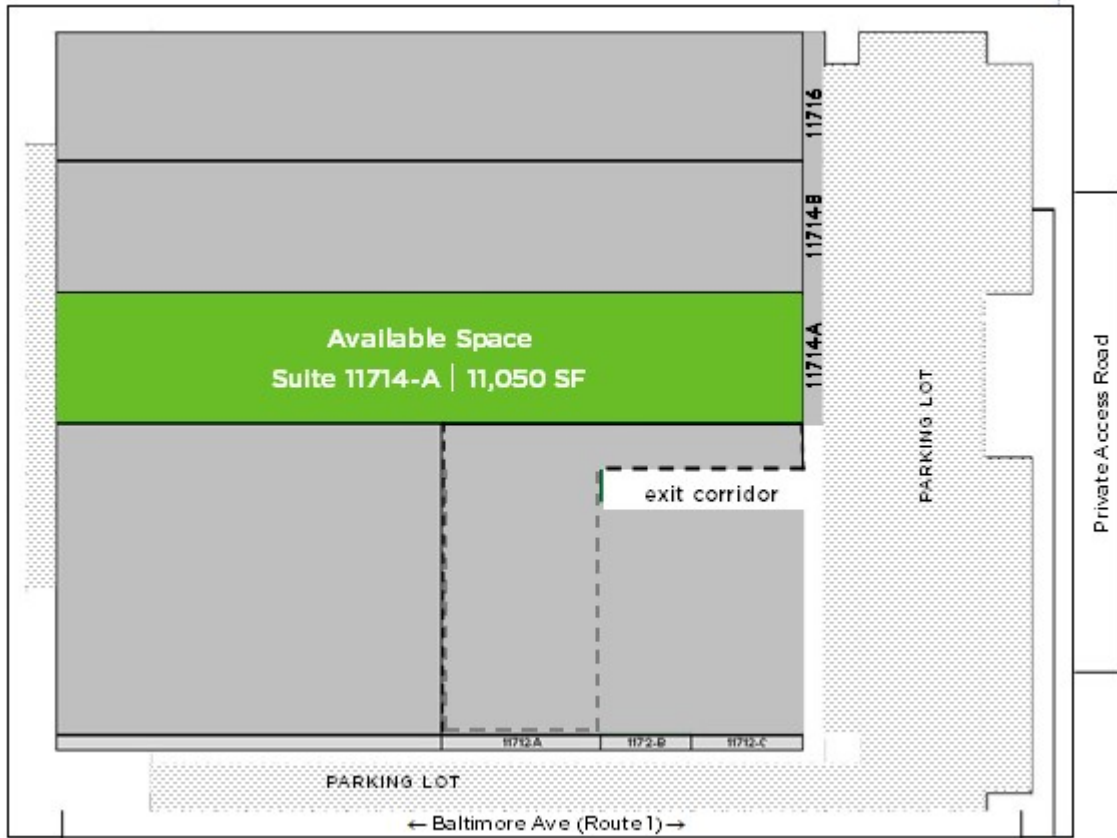
For Leasing Opportunities  
Contact:

Bobby Kravitz

Office: 301.795.1457 • BKravitz@PromarkPartners.com

451 Hungerford Drive, Suite 700 • Rockville, MD 20850 301.795.1400 • [PromarkPartners.com](http://PromarkPartners.com)

The materials provided herein are for informational purposes only and are not intended to constitute an offer or solicitation. Although information contained herein is from sources deemed reliable, such information has not been verified and is submitted subject to errors, omissions, change of price, withdrawal or further change without notice.



#### Center Tenancy Includes:

Ferguson Fire & Fabrication

Gate Furniture

Mouldings, Inc.

DTB Home Discount Appliances

Contact Bobby Kravitz Office: 301.795.1457 • [BKravitz@PromarkPartners.com](mailto:BKravitz@PromarkPartners.com)

451 Hungerford Drive, Suite 700 • Rockville, MD 20850 301.795.1400 • [PromarkPartners.com](http://PromarkPartners.com)